

AGENCE PALLEN

LUXURY REAL ESTATE

Luxurious and move-in ready duplex apartment with sunny terraces in the Zoute...

154 m² | 3 slaapkamers | 3 badkamers

Zoutelaan 100/B2, 8300 Knokke

€ 2.195.000



Spacious and luxuriously renovated duplex apartment with sunny terraces, located within walking distance of the Dominican Church, Albert Square, the shops of the Zoute, and the beach.

Layout of the apartment:

Entrance hall with guest toilet. Generous living area comprising a lounge and dining room with fireplace, offering direct access to the sunny terrace. Fully equipped open kitchen with all modern comforts. Master bedroom with adjoining shower room (walk-in shower, double washbasin, and toilet) and direct access to the second sunny terrace.

Upstairs: second full-size bedroom with adjoining bathroom (bathtub and washbasin). Third full-size bedroom with adjoining shower room (walk-in shower, double washbasin, and toilet) and an office space. Each bedroom is fitted with built-in wardrobes. Separate toilet and practical utility room with connections for a washing machine and dryer. Private cellar and spacious communal bicycle storage in the residence.

High-quality renovation with luxurious finishes. Possibility to purchase two garage boxes within the residence.



**Do you have questions or wish to schedule a visit?
Please contact Gilles!**

0497 520 196

GILLES@PALLLEN.BE



Specifics

Bedrooms	3
Bathrooms	3
Habitable surface	154m²
Total surface	165m²
Construction year	1977
Renovation year	2022
General state	Liveable at once
Electricity	Yes
Natural gas	Yes
City water	Yes
Telephone	Yes
Distribution	Yes
Sewerage	Yes
Internet	Yes

Legal information

Stedenbouwkundige bestemming	Residential area
Dagvaarding en herstellvordering	No
Right of first refusal	No
Verkavelingsvergunning	No
Stedenbouwkundige vergunning	Yes
Protected heritage	No
Listed heritage	Not applicable

Energy

EPC ref.	20250811-3660304-RES-1
Energy	193 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	D
G-score	A
Delineated shoreline zone	Not applicable



**Do you have questions or wish to schedule a visit?
Please contact Gilles!**

0497 520 196

GILLES@PALLEN.BE

